

GREENVILLE COUNTY, SOUTH CAROLINA
ASSIGNMENT, ASSUMPTION AND RELEASE AGREEMENTSEP 25 1 33 PM '84
DONALD S. WAINERS
R.M.C.

THIS AGREEMENT, made in quadruplicate, this 27th day of July, 1984, by and between BROADSTONE GROUP, INC., a Pennsylvania corporation having its principal office c/o Berger and Berger, Attorneys, 1406 American National Bank Building, Chattanooga, Tennessee 37402, and THE COUNTY OF GREENVILLE, SOUTH CAROLINA, having its principal office in Greenville, South Carolina (hereinafter referred to as "Landlord"), and F. W. WOOLWORTH CO., a corporation organized and existing under the laws of the State of New York, having its Executive Office at No. 233 Broadway, New York, New York 10279, (hereinafter referred to as "Tenant").

WITNESSETH:

WHEREAS, the Landlord's predecessor in interest leased to the Tenant those certain premises designated as 1 Bell Tower Shopping Center - 301 University Ridge, City and County of Greenville, South Carolina, and more particularly described in that certain lease dated March 4, 1968, a Short Form of which was recorded on June 6, 1969, in Deed Book 869, pages 389 through 395, of the R.M.C. for Greenville County, South Carolina, which lease and all modifications and extensions thereof now in effect, are hereinafter referred to as "said lease", and

WHEREAS, the Tenant by unrecorded Sublease dated September 16, 1983, sublet the demised premises to PRO-MO, LTD., INC., having its principal place of business in Greenville, South Carolina, which said Sublease has not been modified and is hereafter referred to as "said Sublease", and

WHEREAS, the Tenant desires to assign and Sublease to the Landlord and the Landlord desires to accept such assignment and assume Tenant's obligations thereunder as hereinafter provided.

NOW, THEREFORE, in consideration of the premises and the sum of One (\$1.00) Dollar and other good and valuable consideration the receipt and legal sufficiency of which is hereby acknowledged, the Landlord and Tenant mutually covenant and agree for

WILLIAM T. WAINERS
GREENVILLE COUNTY TREASURER
FEE EXEMPT
COUNTY DEPARTMENT